

To: Fairfax County Board of Supervisors

From: Gerry Hyland, Supervisor
Mount Vernon District

Subject: **BOARD MATTERS for November 17, 2015**

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For your consideration, I submit the following Board Matters accompanied by a brief explanation. Your support will be appreciated.

1. Request for a Comprehensive Plan Amendment for Properties on Huntington Avenue

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Background

Tax Map Parcels 83-1((1))33, 45, and 45A, along Huntington Avenue near the Interstate-495 and Telegraph Road interchange are just outside of the Transit Development Area within the Huntington Transit Station Area, but within the ½ mile radius of the Huntington Metrorail station platform. The parcels are almost entirely developed with impervious surfaces, including aging buildings and surface parking lots. They are planned for office use up to an intensity of 0.30 FAR. Given the significant environmental characteristics on these properties with their adjacency to Cameron Run, redevelopment at higher intensity on these properties should be evaluated to understand if environmental benefits and continued revitalization of the area could result from redevelopment, if sited and designed properly.

Proposed Action

Therefore, I move that the Board of Supervisors authorize staff to consider a plan amendment for mixed-use redevelopment to include residential and/or hotel and office uses up to an intensity of 3.0 FAR on Tax Map Parcels 83-1((1))33, 45, and 45A, along Huntington Avenue within Land Unit G of the Huntington Transit Station Area. The authorization would be subject to an analysis of impacts on the transportation network; parks and recreation; public facilities, including schools; among other elements. Consideration should be given to consolidation of the properties to facilitate redevelopment that would serve to improve environmental features. Given the intensity to be considered, the expansion of the Transit Development Area to include these properties should also be evaluated. It is understood that resources committed to the Embark Richmond Highway Study and other planning activities in the Huntington area such as the Huntington Club Plan amendment will influence the timing of this Plan amendment.

This motion should not be construed as a favorable recommendation on the proposed Plan amendment or any subsequent rezoning or other applications with respect to the property.

Board Matter Pun

A hungry traveler stops at a monastery and is taken to the kitchens. A brother is frying chips. “Are you the friar?” he asks. “No, I’m the chip monk”, he replies.

2. Request to Authorize a Comprehensive Plan Amendment for the Cedar Knoll Restaurant

Background

Proposed Action

Therefore, Madam Chairman, I ask, with unanimous consent, that the attached e-mail and a letter of commendation be put in the two officers' personnel file

Board Matter Pun

Smaller babies may be delivered by stork but the heavier ones need a crane.